Realty Title 48-A
03

Prepared by:
Realty Title & Escrow Company, Inc.
3815 Cleghorn Avenue, Suite 102
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $148,000.00

Terri Wiebush Dunham
Affiant

Subscribed and sworn to before me, this 18th day of July, 2001.

Notary Public
My commission expires: 03/14/05

Davidson County DEEDWARR
Recvd: 07/19/01 11:09 2pgs
Fees:13.00 Taxes:547.60
20010719-0076589

Address of New Owner:	Send Tax Bills to:	Tax Information
Terri Wiebush Dunham	AmSouth Bank	142-09-O-036.CO
1121 General George Patton Road	First American Center	
Nashville TN 37221	Nashville, TN 37237	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Jean C. Beard, unmarried, hereinafter referred to as Grantor, have bargained and sold, and do hereby transfer and convey to Terri Wiebush Dunham, hereinafter called the Grantee, her successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

> Land in Davidson County, Tennessee, being Unit 1121, together with Carport designated 1121-C, on the Plan of River Plantation, Section Six, Phase One, a Condominium, of record in Book 5200, Pages 359 and 360, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Jean C. Beard, unmarried by deed from Martha A. Hughes Lee, married of record in Book 10892, Page 626, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> This property is improved property known as 1121 General George Patton Road, Nashville, TN 37221

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs, successors and assigns, forever. Grantor covenant with Grantee that Grantor is lawfully seised and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind herself, her heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 18th day of July, 2001.

Jean C. Beard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Jean C. Beard, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand in Nashville, TN, this 18th day of July, 2001.

Notary Public

My Commission expires 03/14/05